

**MINUTES OF THE
HISTORIC DESIGN REVIEW COMMISSION MEETING
AUGUST 15, 2006**

The regular session of the Auburn City Historical Design Review Commission was called to order on August 15, 2006 at 6:02 p.m. by Chrm. Thompson in the Council Chambers, 1225 Lincoln Way, Auburn, California.

COMMISSIONERS PRESENT: Kosla, Merz, Smith, Worthington, Briggs, Elder, Kidd, Chrm. Thompson

COMMISSIONERS ABSENT: None

STAFF PRESENT Reg Murray, Senior Planner; Steve Geiger, Associate Planner; Sue Fraizer, Administrative Assistant

ITEM I: CALL TO ORDER

ITEM II: PLEDGE OF ALLEGIANCE

ITEM III: APPROVAL OF MINUTES

The minutes of the July 18, 2006 were approved as submitted with Commissioner Elder abstaining. The minutes of the August 1, 2006 were approved as submitted with Commissioner Elder and Commissioner Kosla abstaining.

ITEM IV: PUBLIC COMMENT

None.

ITEM V: PUBLIC HEARING ITEMS

- A. **Historic Design Review – 289 Washington Street (Auburn Alehouse) – File HDR 06-22.** The applicant requests Historic Design Review approval for a new front door and side doors, new balcony and stairs, a grain silo, new concrete patio, new gates, and new plaster with brick cap on an existing wall for the former Shanghai Restaurant and Bar located at 289 Washington Street.

Planner Geiger gave the staff report. The applicant is proposing changes to the exterior of the north and east elevations of the former Shanghai Restaurant in order to accommodate a new restaurant and brewery. The only change proposed for the north elevation (the front) is a new wood front door with 3 glass panes. Along the east (side) elevation a number of changes are proposed, to include four new side doors, to be similar to the front door, a new balcony and stairway, a decorative grain silo, a new concrete patio, new black wrought iron gates. The applicant is also proposing a new decorative grain silo to be located next to the new balcony. The silo will be made of gray corrugated metal. The concrete patio will be a stained brown concrete scored in a square pattern. The existing brick will remain, with a sealer possibly added. Staff believes that the materials proposed are appropriate for Old Town, and that the colors proposed are true colors. Staff has added a condition for the proposed red brick cap on the wall to ensure that the brick matches the existing brick on the wall.

Comm. Worthington asked about the interior improvements.

Planner Geiger replied that this proposal is for exterior improvements only.

Comm. Worthington asked why a second story doorway was needed.

Planner Geiger replied that it is his understanding that a mezzanine with a raised floor will be located inside the doorway. The applicant can provide more detail.

Comm. Kidd asked if the terra cotta wall will be made to look aged.

Planner Geiger suggested that this question be addressed to the applicant.

Comm. Elder stated that she would like for a condition to be added that requires that a sealer finish be applied to the brick.

Comm. Worthington asked if there will be new signs added for the new business.

Planner Geiger indicated that this will have to be addressed with a separate application.

Comm. Smith asked if the sign “American Block” will remain on the building.

Planner Geiger replied that this is another question for the applicant to answer.

Michael Murphy, 500 Auburn Folsom Road in Auburn representing the applicant, stated that there are two or three phases that will have to be done for the project. The reason for the mezzanine is that this will be a micro-brewery and in order to install all of the tanks, and related equipment, they need a mezzanine space inside. The decorative silo is a functioning silo with an auger and all the piping involved with it. He passed a business card to display the type of logo the owner is using. The signage in front would probably be smaller than the Shanghai sign was, and in the same location, and they will keep the American Block sign. They will also be coming back to the Commission when they install new air conditioning on the roof, as well as some landscaping. They will make the terra cotta plaster look as nice as possible. The business will include a restaurant, so there will be a kitchen.

Comm. Smith asked if this project will include the house in the garden area.

Mr. Murphy said that will be separate.

Comm. Merz asked how the silo will be controlled for rodents and such since the grain will be stored in it. He asked if the Health Department will be involved.

Mr. Murphy replied that the owner would be able to answer that.

Comm. Elder asked if there will only be one front door.

Mr. Murphy replied that there will be one three foot front door with two small side lights. He said that he is trying to match the existing glass line.

Comm. Worthington expressed her concern about parking and traffic.

Mr. Murphy replied that the intent is to identify an additional 100 parking spaces in Old Town within the next year. It will be separate from this project.

Brian Ford, owner of Auburn Alehouse at 289 Washington Street, stated that the grain silo will be completely enclosed. This project will be subject to approval from the Health Department and Alcoholic Beverage Control.

Comm. Smith asked for more detail about the front door.

Mr. Murphy drew a picture of the proposed front door on the wall board.

Brian Hayes, owner of Old Town Pizza and the parking lot next to the applicant's property, stated that he supports this project and believes it will be good for the future of Auburn.

The public hearing was closed.

Comm. Elder **MOVED** to:

Adopt Resolution No. 06-16 as presented, approving a new front door and side doors, new balcony and stairs, a grain silo, new concrete patio, new gates, and new plaster with brick cap on an existing wall, for the former Shanghai Restaurant and Bar building located at 289 Washington Street, with the addition of the following condition:

A sealer shall be applied to the brick wall on the East elevation of the building.

Comm. Briggs **SECONDED**.

AYES:	Kosla, Merz, Smith, Worthington, Briggs, Elder, Kidd, Chrm. Thompson
NOES:	None
ABSTAIN:	None
ABSENT:	None

The motion was approved.

ITEM VI: COMMUNITY DEVELOPMENT DEPARTMENT FOLLOW-UP REPORTS

- A. None.
- B. The next Historic Design Review Commission meeting will be September 5, 2006.
- C. None.

ITEM VII: HISTORIC DESIGN REVIEW COMMISSION REPORTS

Commissioner Briggs stated that the Downtown Business Association is working on the second monument sign which will be placed at the end of Reamer Street.

ITEM VIII: FUTURE HISTORIC DESIGN REVIEW COMMISSION AGENDA ITEMS

None.

ITEM IX: ADJOURNMENT

The meeting was adjourned at 6:30 p.m.

Respectfully submitted,

Susan Fraizer, Administrative Assistant

